

TRANSFER
TAX
PAID

WARRANTY DEED

020976

KNOW ALL MEN BY THESE PRESENTS, that **Paul J. Mitchell, Jeffrey D. Mitchell and William E. Mitchell**, all of Waterville, County of Kennebec and State of Maine in consideration of one dollar and other valuable consideration paid by **Michael R. and Judith L. Ayer**, husband and wife, of Waterville, County of Kennebec and State of Maine the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain sell and convey unto the said **Michael R. and Judith L. Ayer**, their heirs and assigns forever, a certain lot or parcel of land located in the City of Waterville, County of Kennebec and State of Maine bounded and described as follows:

Lot #31 as shown on a plan entitled "Amended Plan of Forest Park" dated July 1991, and recorded in the Kennebec County Registry of Deeds in Plan File 91-074. Said parcel being Lot 10 on Map 43 of the City of Waterville Municipal Tax Maps.

Reference is made to said plan for a more particular description of the premises conveyed herein.

This conveyance is made subject to a Declaration of Protective Covenants of Forest Park by Kirkwood Development, Inc., as Declarant, dated May 12, 1988 and recorded in the Kennebec County Registry of Deeds in Book 3346, Page 320.

MEANING AND INTENDING to convey the same premises as conveyed to Paul J. Mitchell, Jeffrey D. Mitchell and William E. Mitchell by deed from Apex, Inc. dated September 10, 1992 and recorded in the Kennebec County Registry of Deeds.

TO HAVE AND TO HOLD the aforegranted and bargained premises, with all privileges and appurtenances thereof, to the said Michael R. and Judith L. Ayer, their heirs and assigns, to them and their use and behoof forever.

AND we do covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises; that they are free of all encumbrances; that we have good right to sell and convey to the said Grantee to hold as aforesaid; and that we and our heirs, shall and will warrant and defend the same to the said Michael R. and Judith L. Ayer, their heirs and assigns forever, against the lawful claims and demands of all persons.

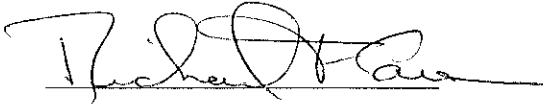
Mr. & Mrs. Michael Ayer
32 Forest Park
Waterville, Me 04901

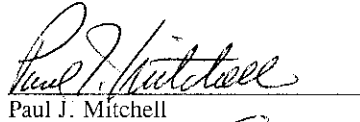
43-10
15530

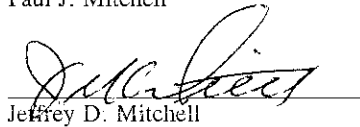
IN WITNESS WHEREOF, we, the said Paul J. Mitchell, Jeffrey D. Mitchell and William E. Mitchell have hereunto set our hands and seals this 8th day of August, 2000.

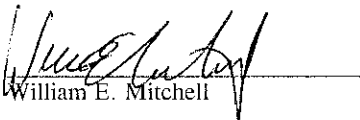
Signed, Sealed and Delivered
in presence of

43-10




Paul J. Mitchell


Jeffrey D. Mitchell


William E. Mitchell

STATE OF MAINE
Kennebec, ss.

August 8, 2000

Personally appeared the above named Paul J. Mitchell, Jeffrey D. Mitchell and William E. Mitchell and acknowledged the foregoing instrument to be their free act and deed.

Before me,


Notary Public/Attorney at Law
Richard T. Caron



RECEIVED KENNEBEC SS.

2000 AUG 21 AM 9:00

ATTEST: 
REGISTER OF DEEDS